BILL NO. X-81-06-12

ANNEXATION ORDINANCE NO. X-05-81

AN ORDINANCE annexing certain territory, commonly known as the Trans Am Area, to Fort Wayne, and including the same in Councilmanic District No. 2.

WHEREAS, at least fifty-one percent (51%) of the owners of the herein described territory have petitioned for voluntary annexation of said territory; and,

WHEREAS, said territory is adjacent to the corporate limits; and,

WHEREAS, the City of Fort Wayne is desirous of annexing said territory, therefore,

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA:

SECTION 1. That the following described territory be, and the same is hereby, annexed to and made a part of the coporation of the City of Fort Wayne, Indiana, to-wit:

In the East Half of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana.

Part of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana, more particularly described as follows:

Commencing at the Northeast corner of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana; thence South 00 degress 46 minutes 00 seconds West along the East line of the Northeast Quarter of said Section 33 a distance of 1229.0 feet to the point of beginning; thence continuing South 00 degrees 46 minutes 00 seconds West along said East line a distance of 378.0 feet to the Northeast corner of a parcel of land conveyed to Gilbert L. White and Paulene A. White husband and wife from Arlington Investment Corp., by warranty deed dated April 15, 1971, and recorded as document #71 5913 in the Office of the Recorder of Allen County; thence South 87 degrees 57 minutes 47 seconds West (South 88 degrees 02 minutes West deed) along the Northerly line of the White parcel a distance of 336.0 feet; thence South 00 degrees 46 minutes 00 seconds West along the West line of the White parcel and the Southerly extension thereof a distance of 216.0 feet to a point on the Northerly line of Lehman Homestead Addition, a subdivision in the aforementioned Section, Township, and Range and recorded in plat book 21, page 27 Office of the Recorder of Allen County, Indiana; thence South 87 degrees 57 minutes 47 seconds West along said Northerly line and the Westerly extension thereof a distance of 937.30 feet to a point on the East line of an Indiana and Michigan Electric Company right-of-way, said east right-of-way line being situated 60 feet East (by right angle measurement) of and parallel with the West line of the East half of the Northeast Quarter of Section 33 aforementioned; thence continuing South 01 degrees 04 minutes

30 seconds West along said right-of-way line a distance of 94.26 feet; thence South 67 degrees 37 minutes 34 seconds West a distance of 209.59 feet; thence South 80 degrees 03 minutes 41 seconds West a distance of 70.0 feet; thence South 66 degrees 00 minutes 34 seconds West a distance of 71.66 feet; thence South 65 degrees 10 minutes 40 seconds West a distance of 43.75 feet to the Easterly most corner of the property conveyed from North Eastern Enterprises, Inc., to Hardware Wholesalers, Inc., as recorded in document #80 14066 in the Office of the Recorder of Allen County; thence North 36 degrees 54 minutes 22 seconds West along the Northeasterly side of said property a distance of 205.21 feet to the Southeast corner of Block "B" in the Village of Buckingham Section I as recorded in document #80 014047 in the Office of the Recorder of Allen County; thence North 52 degrees 37 minutes 36 seconds East a distance of 385.03 feet; thence South 88 degrees 55 minutes 30 seconds East a distance of 190.0 feet to the East line of said Indiana and Michigan Electric Co., right-of-way; thence North 01 degrees 04 minutes 30 seconds East along said East right-of-way line 495 feet to the Southwest corner of Lot #18 in the Hollows Section I as recorded in document #78 17214 in the Office of the Recorder of Allen County; thence South 89 degrees 13 minutes 00 seconds East along the South line of the Hollows a distance of 815.00 feet; thence North 63 degrees 19 minutes 20 seconds East continuing along said South line a distance of 145.00 feet to the Southwest corner of Lot #5 in the Hollows; thence leaving said South line South 26 degrees 58 minutes 46 seconds East a distance of 75.36 feet; thence South 89 degrees 22 minutes 48 seconds East a distance of 289.48 feet to the point of beginning containing 19.52 acres, more or less, and subject to a 40 foot right-of-way for Maplecrest Road over the Easterly portion thereof, said right-of-way being described in right-of-way widening petition contained in Commissioner's Record Book 36 page 536.

SECTION 2. It is the policy of the City of Fort Wayne to furnish the above described territory within a period of time of one (1) year of the effective date of annexation, governmental services of a non-capital nature in a manner which is equivalent in standard and scope to those non-capital services provided to areas within the City which have similar topography, patterns of land utilization, and population density to the said described territory. It is also the policy of the City of Fort Wayne to provide services of a capital improvement nature to the annexed territory within three (3) years of the effective date of annexation in the same manner as such services are provided to areas already in the City with similar topography, patterns of land utilization and population density, and in a manner consistent with federal, state, and local laws, procedures and planning criteria.

SECTION 3. Governmental and proprietary services will be provided to the above described territory in a manner consistent with the written Fiscal Plan for the territory developed by the Department of Community Development and Planning. Said Plan was examined by the Common Council and is approved and adopted by the Common Council by the passage of this Ordinance.

SECTION 4. Said described territory shall be part of Councilmanic District No. 2 of the City of Fort Wayne, Indiana, as described in Section 2-9 of Article II of the Code of the City of Fort Wayne, Indiana, 1974.

SECTION 5. This Ordinance shall be in full force and effect after its passage, approval, by the Mayor and sixty (60) days after final publication thereof as required by law.

COUNCILMEMBER

APPROVED AS TO FORM AND LEGALITY
June 3, 1981.

BRUCE O. BOXBERGER,
City Attorney

Read the first time in full and on motion by Eisbart, seconded by Talarico, and duly adopted, read the second time by title and referred to the Committee Annexation (and the City Plan Commission for recommendation) and Public Hearing to be held after due legal notice, at the Council Chambers, City-County Building, Fort Wayne, Indiana, on _____, the _____ day of _____, 19____, at _____ o'clock ___ M.,E.S.T.

DATE: 6-9-81

Charles W. Westerman
CHARLES W. WESTERMAN
CITY CLERK

Read the third time in full and on motion by Eisbart, seconded by D. Schmidt, and duly adopted, placed on its passage. PASSED (~~LOST~~) by the following vote:

	AYES	NAYS	ABSTAINED	ABSENT	TO-WIT:
TOTAL VOTES	9				
BURNS	✓				
EISBART	✓				
GiaQUINTA	✓				
NUCKOLS	✓				
SCHMIDT, D.	✓				
SCHMIDT, V.	✓				
SCHOMBURG	✓				
STIER	✓				
TALARICO	✓				

DATE: 9-22-81

Charles W. Westerman /me
CHARLES W. WESTERMAN - CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (~~ZONING MAP~~) (GENERAL) (ANNEXATION) (~~SPECIAL~~) (APPROPRIATION) ORDINANCE (~~RESOLUTION~~) No. X-05-81.

on the 22nd day of September 19 81.

ATTEST:
Charles W. Westerman /me
CHARLES W. WESTERMAN - CITY CLERK

(SEAL)
John Nuckols
PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 23rd day of September, 19 81, at the hour of 11:30 o'clock A.M.,E.S.T.

Charles W. Westerman /me
CHARLES W. WESTERMAN - CITY CLERK

Approved and signed by me this 24th day of Sept. 19 81, at the hour of 11 o'clock A M.,E.S.T.

WINFIELD C. MOSES, JR.
MAYOR

BILL NO. X-81-06-12

REPORT OF THE COMMITTEE ON ANNEXATION

WE, YOUR COMMITTEE ON Annexation TO WHOM WAS REFERRED AN ORDINANCE annexing certain territory, commonly known as the Trans Am Area, to Fort Wayne, and including the same in Councilmanic District No. 2

HAVE HAD SAID ORDINANCE UNDER CONSIDERATION AND BEG LEAVE TO REPORT BACK TO THE COMMON COUNCIL THAT SAID ORDINANCE DO PASS.

BEN A. EISBART, CHAIRMAN

DONALD J. SCHMIDT, VICE CHAIRMAN

VIVIAN G. SCHMIDT

SAMUEL J. TALARICO

MARK E. GiaQUINTA

9-22-81
DATE

CONCURRED IN-
CHARLES W. WESTERMAN, CITY CLERK

THE CITY OF FORT WAYNE

CITY-COUNTY BUILDING • ONE MAIN STREET • FORT WAYNE, INDIANA 46802

city plan commission

2 September 1981

TO: The Common Council
City of Fort Wayne

RESOLUTION

OF THE

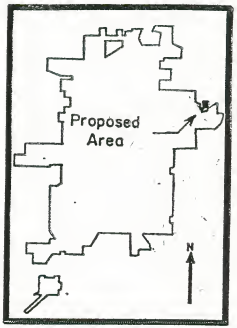
CITY PLAN COMMISSION

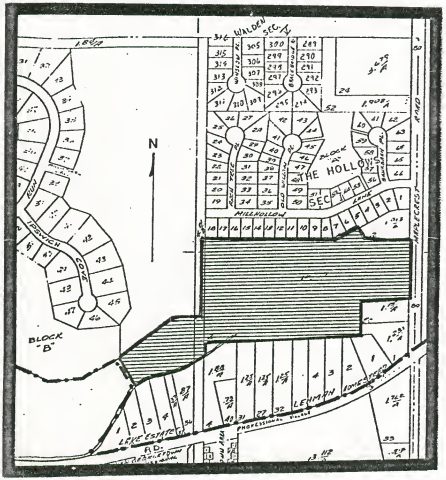
BE IT HEREBY RESOLVED that the City Plan Commission recommends DO PASS for the Trans Am Annexation, Annexation Bill No. X-81-06-12 and Resolution No. R-81-06-13.

Certified and signed this
2nd day of September 1981.

Dennis J. Grotrian
Secretary

TRANS AM ANNEXATION





CITY OF FORT WAYNE

DEPARTMENT OF C.D.& P.

INTRODUCTION

The Trans Am Annexation is a voluntary annexation to the City of Fort Wayne. This area is located on the west side of Maplecrest Road, approximately 450 feet north of State Boulevard, and is within the Blackhawk Annexation X-04-79 as amended by X-80-02-34. That ordinance was remonstrated against and is not in effect. The owners believe development of the area, which is vacant, is more feasible if it is within the City limits and have, therefore, petitioned for annexation.

The Allen County Plan Commission has already zoned the area for commercial and residential development. Preliminary plans for the 19-acre site include commercial space and a Section 202 apartment complex for the elderly.

The Trans Am Annexation satisfies the criteria of the Indiana State Statutes. In addition, the fiscal plan as described in this document fulfills the requirements of Resolution R-56-79, which has been adopted by the Fort Wayne City Council. This plan describes the area to be annexed, sets forth a plan to provide municipal services, and summarizes the financial impact of annexation upon the City.

I. BASIC DATA

A. Location

The proposed annexation area is located east of the City on the west side of Maplecrest Road between Vance Avenue and State Boulevard.

B. Size

19.52 acres

C. Population/Density

Current: Zero population

Proposed: A maximum of 240 persons

D. Buildings

Current: None

Proposed: 13 commercial structures and an apartment complex containing 120 units for the elderly

E. Land Use

Current: Vacant

Proposed: An apartment complex, containing 120 units for the elderly has been proposed for six acres of the site. Construction would begin in mid-1983, with a maximum occupancy of 240 in mid-1984 when construction is completed. The remaining 13.52 acres would be used for thirteen office buildings. Each building would accommodate 10-12 employees. The first of these buildings would not be completed till mid-1985, with two new additional buildings each year thereafter.

F. Zoning

County Zone	Description	City Zone	Description
RS-1	Suburban Residential	R-1	Single-Family
RS-3	Multi-Family	RA	Suburban Residential
C-1A(P)	Planned Commercial	B-1-A	Limited Business District A
C-1A	Personal & Professional Services	B-1-A	Limited Business
C-1	Limited Commercial	B-1-B	Limited Business

Also, the developer has agreed to provide a development plan.

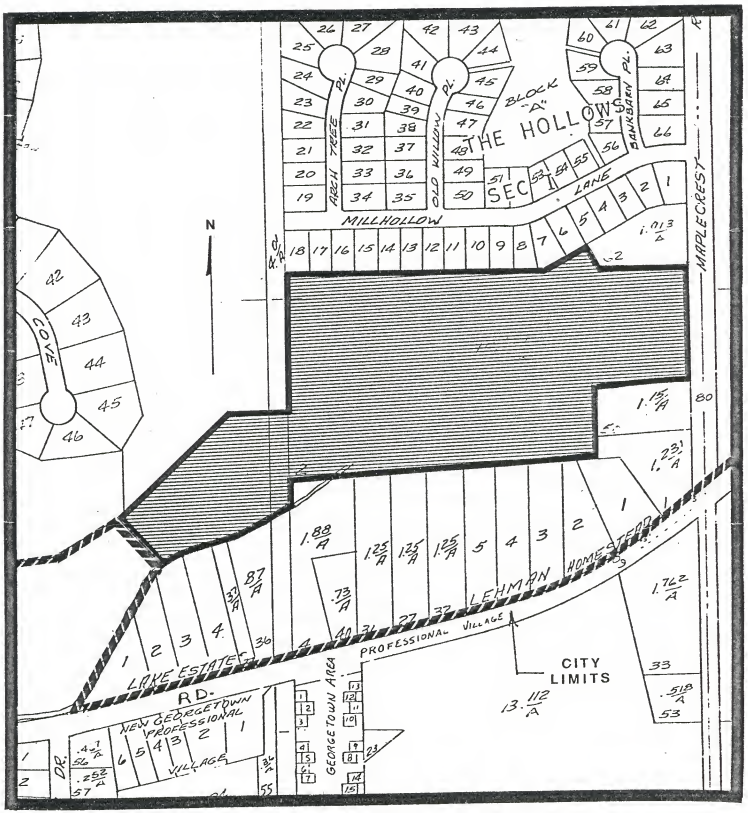
G. Planning

The City of Fort Wayne demonstrated its interest in annexing this territory when it passed the Blackhawk Annexation, X-80-02-34. Since this ordinance has been remonstrated against, the only way to bring the site into the City limits is through voluntary annexation.

Annexation of the area allows the City to expand with the developing urbanized area. In addition, annexation also provides for a more efficient provision of municipal services, such as police and fire protection. The site is contiguous to the City, and more than fifty percent of the property owners petitioned for annexation, so the requirements for voluntary annexations as outlined in Indiana Law are met.

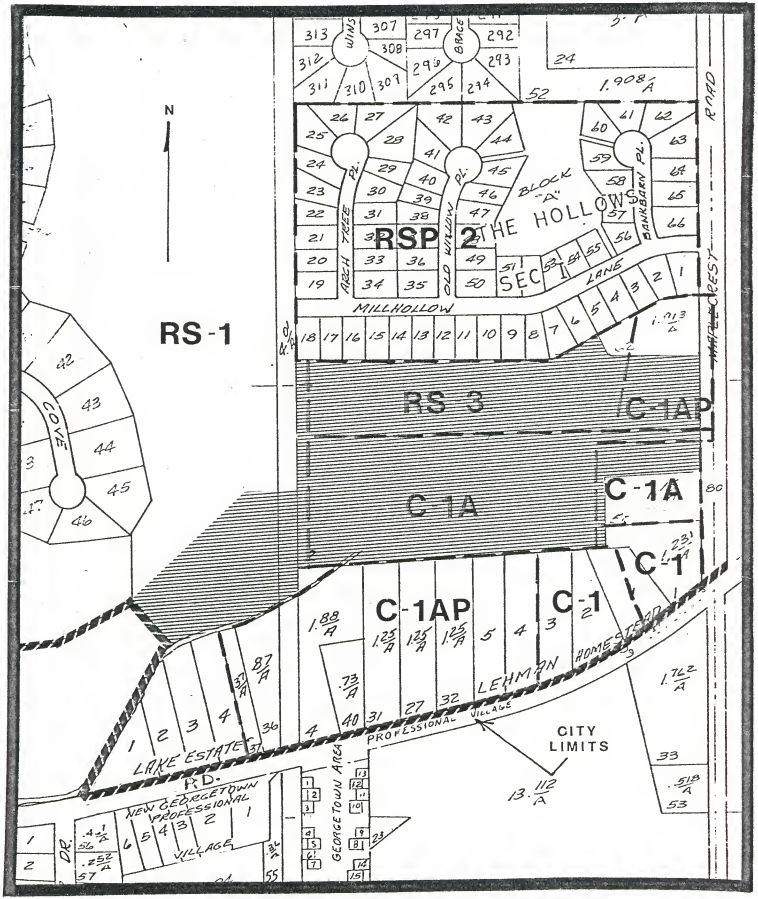
ANNEXATION AREA

Figure 1



ZONING

Figure 2



II. MUNICIPAL SERVICES

Municipal services are analyzed in terms of the needs of the Trans Am Annexation along with the costs of providing these services. As required by Indiana Law, City services will be provided in a manner that treats the annexation area the same as similar areas in the City. Services will be at City standards.

The City of Fort Wayne will provide police and fire protection, emergency medical service, traffic control, solid waste collection, and street and road maintenance as needed upon annexation. New streets and roads, street lighting, sanitary and storm sewers, water, and other capital improvements will be provided by the developer according to City standards.

All the following service reports are based on the assumption that construction of the project will not begin until mid-1983 with occupancy beginning in mid-1984. Also, an annual inflation rate of 11.7 percent has been used in figuring costs.

A. POLICE: The Fort Wayne Police Department will become responsible for servicing the area immediately upon annexation. This service generally includes the prevention and detection of criminal activity, the apprehension of criminal offenders, assistance to those who cannot care for themselves or who are in danger of physical harm, the resolution of day to day conflicts among family, friends and neighbors, and the creation and maintenance of feeling of security in the community. The Police Department is also involved in legal work such as participation in court proceedings and protection of constitutional guarantees. Furthermore, it is responsible for the control of traffic and the promotion and preservation of civil order.

The location, size and character of the area to be annexed has been analyzed by the Police Department and an estimate made of the cost of providing police service. The area can be served

by extending Police District #1. Once development of the area begins in mid-1983, a maximum of eleven police trips a day will be made through the area. Of course, the present vacant character of the site will require almost no service. In any case, there will be daily variations and the Chief of Police will routinely monitor service delivery and make necessary adjustments in patrol districts, patterns and manpower.

Using ar average of eleven (11) patrols in a twenty-four hour time period, and calculating the cost of these patrols in office time and equipment used, it would cost $9,249.10 a year to serve the annexation area. This cost figure is based on a maximum effort. At the present level of development, the cost of providing service to the site is actually an uncalculably small amount. This small amount will increase to the $9,249.10 figure once full development and occupancy of the area takes place. Even without annexation, it is important to note that the Police Department would still be covering that portion of the project presently within the City's limits.

Funding for the manpower and equipment used to serve the area will come from the regular Police Department budget which is derived primarily from local property taxes through the General Fund.

ESTIMATED ANNUAL COSTS:	1981	$0
	1982	$0
	1983	$5,770
	1984	$12,890
	1985	$14,398

B. FIRE: The Fort Wayne Fire Department will provide service to the area immediately upon annexation. The services provided include fire protection and suppression, emergency rescue, and fire prevention. Response will come from Station # 14 at 3300 Reed Road and Station # 13 at 1103 E. Coliseum Blvd. The response time for the first fire pump should be approximately 4-5 minutes.

Serving the proposed development will not require additional personnel or equipment, although any runs to the area, related postage, photography, maintenance, etc., will use some materials. However, the extra materials used for this annexation alone will not lead to an increase in the Fire Department budget. It should also be noted that existing personnel will be used for inspections in the area .

ESTIMATED ANNUAL COST: 1981 $0
Subsequent Years $0

C. EMERGENCY MEDICAL SERVICE: Immediately upon annexation, the area will receive full time emergency medical service coverage from the Fort Wayne EMS Department. This includes both Basic Life Support and Advanced Life Support.

EMS response will come from Parkview Hospital, located at East State and Randallia. In addition, for certain emergencies such as heart attacks, the Fort Wayne Fire Department will provide extra assistance. This assistance will come from Stations #14 and #13. The Fire Department trains a number of its personnel so that each Station has an emergency medical technician. Therefore, the firemen are able to administer medical treatment to residents before the ambulance arrives to transport them.

The method of financing Emergency Medical Service is based on charging residents who use the service. The charge will be $65 for non-emergency runs to $120 for emergency runs. This method of financing permits EMS service to be extended to the Trans Am Annexation with its existing budget. In other words, the residents will pay directly for EMS service only when they need it.

ESTIMATED ANNUAL COST: 1981 $0
Subsequent Years: $0

D. SOLID WASTE COLLECTION: Under the present contract with National Serv-All, it costs the City $48.37* for every two dwelling units in a multi-family development. This two for one price is possible through the use of community trash containers. The earliest that the proposed complex can be occupied is mid-1984, and the commercial development must provide its own solid waste disposal. Therefore, the City will not incur costs for solid waste last half of 1984, or the fourth year. Collection service will be funded by the City's General Fund.

ESTIMATED COSTS:

First Year	$0
Second Year	$0
Third Year	$0
Fourth Year	$2,022
Fifth Year	$4,518

E. TRAFFIC CONTROL: The City of Fort Wayne will be responsible for traffic control in the area upon annexation. No expenses will be incurred until the roads are constructed in mid-1983. Costs will be limited to the installation and maintenance of street and traffic signs. Given that the development will be delayed and that the developer must share the costs of these signs, this expense is so small that it cannot be accurately calculated.

Funding sources for future development include the General Fund, Revenue Sharing funds, and occasionally, Motor Vehicle Highway funds.

ESTIMATED ANNUAL COSTS:

1981	$0
Subsequent Years	$0

F. STREET LIGHTING: The developer will be responsible for installing a street lighting system at his own cost. Energy and maintenance costs will be incurred once development begins in mid-1983.

ESTIMATED ANNUAL COST:

1981	$0
1982	$0
1983	$312
1984	$697
1985	$778

*The $48.37 figure is derived from the 1980 contract adjustments in the office of the Board of Works.

G. STREETS & ROADS

The developer will be responsible for installing approximately 1,000 lineal feet of public streets according to City specification to serve this area. Once installed, the maintenance costs will be assumed by the City.

ESTIMATED ANNUAL COST:

1981	$0
1982	$0
1983	$312
1984	$697
1985	$778

H. PARKS:

The projected population of the area does not warrant new park development by the City. However, future area residents will be able to use all the existing recreational facilities.

Also, costs for the maintenance of trees planted along streets cannot be established until the number of trees is known.

ESTIMATED ANNUAL COST: 1981 $0
Subsequent Years $0

I. FORT WAYNE UTILITIES:

Water and sanitary sewer services are provided by City Utilities. These services are paid for by user charges and tap fees and not through Civil City tax revenues.

(1) Water: This area is already served by City water, and in fact, the Master Plan for the area has already been completed. The only improvements required are on the site itself and will be completed at the developer's expense according to City specifications.

ESTIMATED ANNUAL EXPENSE: 1981 $0
Subsequent Years $0

(2) Fire Hydrants: Adequate fire hydrants to serve the proposed development will be provided by the developer, who plans to install three. These hydrants will be put in place when construction begins in mid-1983. The City will then assume maintenance costs for them.

ESTIMATED ANNUAL COST:

1981	$0
1982	$0
1983	$283
1984	$632
1985	$706

(3) Sanitary Sewers: This area is already served by City sewer. The only improvements required will be on-site and will be completed at the developer's expense according to City specifications.

ESTIMATED ANNUAL EXPENSE: 1981 $0
Subsequent Years $0

(4) Storm Sewer: The Fort Wayne Department of Water Pollution Control does not provide storm sewer service to areas outside of the City. At this time, there is no record of a City storm drainage system in the annexation area. This means that upon annexation, the installation of a storm sewer system, or the maintenance of any existing storm sewer system already within the area is the responsibility of the property owners.

Upon annexation, the Department of Water Pollution Control will not consider capital improvements for storm sewers unless petitioned by the residents of the area. The City does not have storm sewer relief funds available for this type of project. It is the City's policy that the financing of storm sewers be the responsibility of property owners. Residents can pay through Barrett Law Assessments which allows payment over a 10-year period at an interest rate generally lower than that available in the open market.

When the Board of Works receives a petition from the affected property owners, it will direct the Department of Water Pollution Control to make an investigation of storm drainage conditions. Upon completion of the study, a contract for storm drainage construction may be let by the Board of Works.

The Pierson Ditch # 2, a legal drain, runs through this area. The County is responsible for its maintenance even after annexation, so the City would not incur any expenses for this drain.

ESTIMATED ANNUAL EXPENSE: 1981 $0
Subsequent Years $0

J. GENERAL ADMINISTRATIVE FUNCTIONS:

Upon annexation, all administrative functions of the City will be available to the Trans Am area. This includes but is not limited to, The Law Department, The City Plan Commission, The Mayor's Office, The Board of Works, Metropolitan Human Relations, and so on. General administration includes all the regulatory and program functions of the various City departments. When the area is annexed, City departments will be notified and will expand their jurisdictional areas accordingly.

The costs of these services cannot be directly related to the size or population of an area.[1] Consequently, this plan does not include cost estimates. However, the budgets of these departments are developed with consideration of annexation, thereby, expansion of administrative functions is possible. Funding comes from a variety of resources including the General Fund, monies from the State (MVH for example) and in some cases, Federal Grants.

ESTIMATED ANNUAL EXPENSE: 1981 $0
Subsequent Years $0

[1] Community Development & Planning, Annexation Program and Policy Study, 1975 & 1976.

III. FINANCIAL SUMMARY

A. REVENUE: The proposed annexation area will remain vacant until mid-1983. Therefore, the site will be assessed as vacant ground until March, 1984. The assessed value of the area as it now exists is $2,425. If the area is annexed and it remains vacant, the annual tax revenue to the City will be $62 ($2,425 ÷ 100) ($3.1934) (80%) in 1981 dollars.

After development the assessed value of the annexed area will increase. In order to approximate the value of the proposed development, the Department of Housing and Urban Development (HUD) was consulted to determine a per unit average cost for similar projects. Using the information provided by HUD, the assessed value of the 120-unit project was estimated to be $1,382,975. The assessed value of the land will increase to $21,649. Total assessed value of land and improvements will be $1,404,624. Tax revenues from the area, once the apartment project is completed, will be $35,884 ($1,404,624 ÷ 100) ($3.1934) (80%) in 1981 dollars.

The commercial development has not been included in these calculations because it will not occur until mid-1985. Consequently, the City will not receive tax revenues from these new improvements until 1987.

No additional population-based State revenues will be received from the annexation area since the State uses the decennial (1980) census as a base.

B. FIVE-YEAR SUMMARY: The five-year summary shows year-by-year expenditures and revenues to the City for the first five years after annexation. The summary includes an 11.7 percent annual inflation factor for expenditures and a five percent annual increase for revenue. The 1981 tax rate was used to calculate revenues received from the area.

There will not be any expenditures until mid-1983, when construction begins. These expenditures will be limited to police, street lights, street maintenance and fire hydrants because the apartments will not be occupied and require all City services. Thereafter, all expenditures are based on full year costs.

Property tax revenue from the annexation area will not be collected until 1983. Assuming the area is annexed into the City by 1981, the assessment of the area will not occur until March 1, 1982, and revenue will not be collected until 1983. The apartment complex itself will not be assessed until March 1, 1984, so that the City will not receive revenue from it until 1985.

For the purpose of the following summaries, an effective date of October, 1981 is used.

	YEAR				
Service	1981	1982	1983	1984	1985
Police	0	0	5,770	12,890	14,398
Fire	0	0	0	0	0
EMS	0	0	0	0	0
Solid Waste	0	0	0	2,022	4,518
Traffic Control	0	0	0	0	0
Street Lighting	0	0	312	697	778
Street Maintenance	0	0	312	697	778
Parks	0	0	0	0	0
Water	0	0	0	0	0
Fire Hydrants	0	0	283	632	706
Sanitary Sewer	0	0	0	0	0
Storm Sewer	0	0	0	0	0
General Administration	0	0	0	0	0
TOTAL	0	0	6,677	16,938	21,178

Year	Expenditures	Property Tax Revenues	Balance
1981	$0	$0	$0
1982	$0	$0	$0
1983	$6,677	$68	-$6,609
1984	$16,938	$71	-$16,867
1985	$21,178	$43,617	+$22,439

IV. SUMMARY AND RECOMMENDATIONS

A. INDIANA ANNEXATION STATUTES: This voluntary annexation meets the legal requirements of State Statutes by being contiguous to the corporate limits and by being petitioned for annexation by more than 51% of the property owners. This report meets the fiscal plan requirements of R-56-79. It delineates the services to be provided to the annexation area, and estimates the costs of these services including how the services will be funded. No employees of other governmental entities will lose their jobs because of this annexation.

B. FORT WAYNE ANNEXATION POLICY: The Fort Wayne City Council has other annexation criteria in addition to those set forth by the Indiana State Statutes. The proceeding sections outline these criteria followed by the necessary responses.

(1) The area proposed for annexation must have a unity of interest with the municipality.

The Trans Am annexation area is needed for the future urban development of Fort Wayne. Once the area is urban, it will clearly be a part of the Fort Wayne urban community. The residents will participate in the Fort Wayne retail trade and service community and will use City services. Also, the Trans Am area will be developed using City Utilities sewer and water.

(2) The advantages to the proposed annexation area must outweigh the disadvantages.

All of Trans Am will be developed at City standards which simplifies matters more than a later annexation would. Also, the full range of Fort Wayne's municipal services will be provided. Annexation helps Fort Wayne remain viable which is a benefit to the eventual residents. The only disadvantage is the higher tax rate. However, the owners and developers of the area are

Memorandum

To Members of the Common Council Date 9/2/81

From Abe Farkas, Director, CD&P

Subject Trans Am Annexation

COPIES TO:
Common Council
George Martin
file

At the August 31, 1981 meeting of the City Plan Commission, the Commission passed a resolution recommending that the Trans Am voluntary annexation Bill No. X-81-06-12 and Resolution No. R-81-06-13 be given a "DO PASS". A copy of the resolution and the annexation fiscal plan are attached for your consideration. The ordinance and annexation resolution have been returned to the Council for action.

The area proposed for annexation encompasses approximately 19.5 acres and is located east of the city on the west side of Maplecrest Road between Vance Avenue and State Boulevard. The land is presently vacant, although development plans propose the construction of 13 commercial structures and a senior citizens apartment complex. This area meets the legal requirements for annexation and the city will be able to provide services when the area is annexed.

It should also be pointed out that this voluntary annexation is part of the proposed Blackhawk Annexation (X-80-02-34). As a result, the Blackhawk ordinance will have to be amended, with the Trans Am territory being deleted. A copy of this amendment (X-81-06-11) is attached for your consideration.

Please inform us of any meetings to discuss this annexation so that we can be available to answer your questions.

5308

Admn. Appr.

DIGEST SHEET

TITLE OF ORDINANCE Annexation Ordinance for Trans Am X-81-06-12

DEPARTMENT REQUESTING ORDINANCE CD&P

SYNOPSIS OF ORDINANCE Ordinance annexes said territory to the City of Fort Wayne. This 19.52 acre area is located on the west side of Maplecrest Road between State Blvd. and Vance Avenue. It is currently vacant, but commercial and residential development are proposed for the area. The County has zoned different portions of the site R-1, C-1A, C-1A(P), & RS-3, which include residential and commercial uses. This is a voluntary annexation which lies within the boundaries of the Blackhawk annexation. Bill No. X-80-02-34.

EFFECT OF PASSAGE The area will be annexed and expand the City's tax base.

EFFECT OF NON-PASSAGE The area will not be annexed and the City's tax base will not expand.

MONEY INVOLVED (Direct Costs, Expenditures, Savings) To be described in the fiscal plan prepared by CD&P.

ASSIGNED TO COMMITTEE (J.N.)

OFFICE OF THE CITY CLERK

THE CITY OF FORT WAYNE

CITY-COUNTY BUILDING • ONE MAIN STREET • FORT WAYNE, INDIANA 46802

charles w. westerman, clerk -:- room 122

September 29, 1981

Ms. Virginia Grace
Fort Wayne Newspapers, Inc.
600 West Main Street
Fort Wayne, IN 46802

Dear Ms. Grace:

Please give the attached full coverage on the dates of October 2, and October 9, 1981, in both the News Sentinel and Journal Gazette.

RE: Legal Notice for Common Council
of Fort Wayne, IN

Annexation Ordinances:

Bill No. X-81-06-11
Ordinance No. X-04-81

Bill No. X-81-06-12
Annexation Ordinance No. X-05-81

Please send us eight (8) copies of the Publisher's Affidavit from both newspapers.

Thank you.

Sincerely,

Charles W. Westerman

Charles W. Westerman
City Clerk

CWW/ne
ENCL: 2

Schomburg, Stier, Talarico

LEGAL NOTICE

Notice is hereby given that on the 22nd day of September, 1981, the Common Council of the City of Fort Wayne, Indiana, in a Regular Session did pass the following Bill No. X-81-06-12 X-05-81 Annexation Ordinance, to-wit:

BILL NO. X-81-06-12

ANNEXATION ORDINANCE NO. X-05-81

AN ORDINANCE annexing certain territory, commonly known as the Trans Am Area, to Fort Wayne, and including the same in Councilmanic District No. 2.

WHEREAS, at least fifty-one percent (51%) of the owners of the herein described territory have petitioned for voluntary annexation of said territory; and,

WHEREAS, said territory is adjacent to the corporate limits; and,

WHEREAS, the City of Fort Wayne is desirous of annexing said territory, therefore,

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA:

SECTION 1. That the following described territory be, and the same is hereby, annexed to and made a part of the coporation of the City of Fort Wayne, Indiana, to-wit:

In the East Half of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana.

Part of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana, more particularly described as follows:

Commencing at the Northeast corner of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana; thence South 00 degress 46 minutes 00 seconds West along the East line of the Northeast Quarter of said Section 33 a distance of 1229.0 feet to the point of beginning; thence continuing South 00 degrees 46 minutes 00 seconds West along said East line a distance of 378.0 feet to the Northeast corner of a parcel of land conveyed to Gilbert L. White and Paulene A. White husband and wife from Arlington Investment Corp., by warranty deed dated April 15, 1971, and recorded as document #71 5913 in the Office of the Recorder of Allen County; thence South 87 degrees 57 minutes 47 seconds West (South 88 degrees 02 minutes West deed) along the Northerly line of the White parcel a distance of 336.0 feet; thence South 00 degrees 46 minutes 00 seconds West along the West line of the White parcel and the Southerly extension thereof a distance of 216.0 feet to a point on the Northerly line of Lehman Homestead Addition, a subdivision in the aforementioned Section, Township, and Range and recorded in plat book 21, page 27 Office of the Recorder of Allen County, Indiana; thence South 87 degrees 57 minutes 47 seconds West along said Northerly line and the Westerly extension thereof a distance of 937.30 feet to a point on the East line of an Indiana and Michigan Electric Company right-of-way, said east right-of-way line being situated 60 feet East (by right angle measurement) of and parallel with the West line of the East half of the Northeast Quarter of Section 33 aforementioned; thence continuing South 01 degrees 04 minutes

Notice is hereby given that on the 22nd dey of September, 1981, the Common Council of the City of Fort Wayne, Indiana, in a Regular Session did pess the following Bill No. X-81-06-12, X-05-81 Annexation Ordinance, to-wit:

BILL NO. X-81-06-12

ANNEXATION ORDINANCE NO. C-05-81

AN ORDINANCE annexing cerain territory, commonly known es the Trens Am Arsa, to Fort Wayne, and including the same in Councilmanic District No. 2

WHEREAS, et least fifty-one percent (51%) of the owners of the herein described tarritory have petitioned for voluntary annexetion of said territory; and,

WHEREAS, said territory is adjacent to this corporete limits; and,

WHEREAS, the City of Fort Wayne is desirous of ennexing seid territory, therefore,

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA:

SECTION 1. That the following described territory be, and the seme is hereby, ennexed to end made a part of the corporetion of the City of Fort Wayne, Indiana, to-wit:

In the East Half of tha Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana.

Part of the Northeast Quartar of Section 33, T 31 N, R 13 E, Allen County, Indiana, more particularly described as follows:

Commencing at the Northeast corner of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiena; thence South 00 degrees 46 minutes 00 seconds West along the East line of the Northeast Quarter of seid Section 33 a distence of 1229.0 feet to tha point of beginning; thence continuing South 00 degrees 46 minutes 00 seconds West along seid East line a distance of 378.0 feet to tha Northeast corner of a parcal of lend conveyed to Gilbert L. White end Paulene A. White husband and wife from Arlington Investment Corp., by warranty deed dated April 15, 1971, and recorded as document #71 5913 in the Office of the Recorder of Allen County; thence South 87 degrees 57 minutes 47 seconds West (South 88 degrees 02 minutes West deed) elong the Northerly line of the Whita parcel a distence of 336.0 feet; thence South 00 degrees 46 minutes 00 seconds West along the West line of the White parcel, and the Southerly extension thereof a distance of 216.0 feet to e point on the Northerly line of Lehmen Homestead Addition, a subdivision in the aforemantioned Section, Township, and Range and recorded in plat book 21, page 27 Office of the Recorder of Allen County, Indiene; thence South 87 degrees 57 minutes 47 seconds West elong said Northerly line and tha Westerly extension thereof a distance of 937.30 feet to e point on the East line of an Indiana and Michigan Electric Compeny right-of-way, seid east right-of-wey line being situated 60 feet East (by right angle meesurament) of and parallel with the West line of tha East half of the Northeast Quarter of Section 33 aforementioned; thence continuing South 01 degrees 04 minutes 30 seconds West along seid right-of-wey line a distance of 94.26 feet; thence South 87 degrees 37 minutes 34 seconds West a distence of 209.59 feet; thence South 80 degrees 03 minutes 41 seconds West a distance of 70.0 feet, thence South 66 degrees 00 minutes 34 seconds West a distance of 71.66 feet; thence South 65 degrees 10 minutes 40 seconds West a distance of 43.75 feet to the Easterly most corner of the property conveyed from North Eastern Enterprises, Inc., to Hardware Wholesalers, Inc., as recorded in document #80 14068 in the Office of the Recorder of Allen County; thence North 36 degrees 54 minutes 22 seconds West along the Northeasterly side of said property a distance of 205.21 feet to the Southeast corner of Block "B" in the Village of Buckingham Section I as recorded in document #80 014047 in the Office of the Recorder of Allen County, thence North 52 degrees 37 minutes 36 seconds East a distance of 385.03 feet; thence South 88 degrees 59 minutes 30 seconds East a distance of 190.0 feet to the East line of said Indiana and Michigan Electric Co., right-of-way; thence North 01 degrees 04 minutes 30 seconds East along said East right-of-way line 495 feet to the Southwest corner of Lot #18 in the Hollows Section I as recorded in document #78 17214 in the Office of the Recorder of Allen County; thence South 89 degrees 13 minutes 00 seconds East along the South line of the Hollows a distance of 815.00 feet; thence North 63 degrees 19 minutes 20 seconds East continuing along said South line a distance of 145.00 feet to the Southwest corner of Lot #5 in the Hollows; thence leaving said South line South 26 degrees 58 minutes 46 seconds East a distence of 75.36 feet; thence South 89 degrees 22 minutes 48 seconds East a distance of 289.48 feet to the point of beginning containing 19.52 acres, more or less, and subject to e 40 foot right-of-way for Maplecrest Road over the Easterly portion thereof, said right-of-way being described in right-of-way widening petition contained in Commissioner's Record Book 36 page 536.

SECTION 2. It is the policy of the City of Fort Wayne to furnish the above described tarritory within a period of time of one (1) year of the effective date of annexation, governmental services of a non-capital nature in a manner which is equivalent in standara and scopa to those non-capital services provided to areas within the City which have similar topography, patterns of land utilization, and population denisity to the said described territory. It is also the policy of the City of Fort Wayne to provide services of a capital improvement nature to the annexed territory within three (3) years of the effective date of annexation in the same menner as such services are provided to areas already in the City with similar topography, patterns of land utilization end population denisty, end in a manner consistent with federal, stete, and local laws, procedures end planning criteria.

SECTION 3. Governmental and proprietary services will be provided to the above described territory in e manner consistent with, the written Fiscal Plen for the territory developed by the Department of Community Development and Planning. Said Plen was examined by the Common Council and is approved and adopted by the Common Council by the passage of this Ordinance

SECTION 4. Seid described territory shall be perto of Councilmenic District No. 2 of the City of Fort Wayne, Indiena, as described in

---

Form [illegible] ...ounts — General Form No. 99 P (Rev. 1967)

Char... ...n City Clerk — To JOURNAL-GAZETTE Dr.

..... County, Ind. — FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

LINE[illegible] ...or exceed two actual lines, neither of which shall total more than four solid lines ...hich the body of the advertisement is set) – number of equivalent lines

	0
	261
	2
...of lines in notice	263

COMP[illegible]

1 ..... columns wide equals ..... 263 ..equivalent lines at ...276¢ $72.59

...ces containing rule or tabular work (50 per cent of above amount) _____

...publication (50 cents for each proof in excess of two) _____

...NT OF CLAIM. $72.59

DATA

9.6 picas — Size of type 6 point

TWO — Size of quad upon which type is cast 6

Pursuant ...of Ch. 89., Acts 1967.

I hereby ...is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part thereof has been paid.

Section, Township, and Renge end recorded in plat book 21, page 27, Office of the Recorder of Allen County, Indiana; thence South 87 degrees 57 minutes 47 seconds West along said Northerly line and the Westerly extension thereof e distance of 937.30 feet to a point on the East line of en Indiana and Michigan Electric Compeny right-of-way, said east right-of-way line being situeted 60 feet East (by right engle measurement) of and parallel with the West line of the East half of the Northeast Quarter of Section 33 aforementioned; thence continuing South 01 degrees 04 minutes 30 seconds West along said right-of-way line a distance of 94.26 feet; thence South 87 degrees 37 minutes 34 seconds West a distance of 209.59 feet; thence South 80 degrees 03 minutes 41 seconds West e distance of 70.0 feet; thence South 86 degrees 00 minutes 34 seconds West a distance of 71.66 feet; thence South 65 degrees 10 minutes 40 seconds West a distance of 43.75 feet to the Easterly most corner of the property conveyed from North Eastern Enterprises, inc., to Herdwere Wholesalers, Inc., as recorded in document #80 14068

Form

in the Office of the Recorder of Allen County; thence North 36 degrees 54 minutes 22 seconds West along the Northeasterly side of said property a distance of 205.21 feet to the Southeest corner of Block "B" in the Village of Buckingham Section I as recorded in document #80 014047 in the Office of the Recorder of Allen County, thence North 52 degrees 37 minutes 38 seconds East a distance of 363.03 feet, thence South 88 degrees 55 minutes 30 seconds East e distence of 190.0 feet to the East line of said Indiana and Michigan Electric Co., right-of-way; thence North 01 degrees 04 minutes 30 seconds East along said East right-of-way line 495 feet to the Southwest corner of Lot #18 in the Hollows Section I as recorded in document #78 17214 in the Office of the Recorder of Allen County; thence South 89 degrees 13 minutes 00 seconds East along the South line of the Hollows a distance of 815.00 feet; thence North 83 degrees 19 minutes 20 seconds East continuing along said South line a distance of 145.00 feet to the Southwest corner of Lot #5 in the Hollows; thence leaving said South line South 28 degrees 58 minutes 46 seconds East a distance of 75.36 feet, thence South 89 degrees 22 minutes 48 seconds East a distance of 289.48 feet to the point of beginning contening 19.52 acres, more or less, and subject to e 40 foot right-of-way for Maplecrest Road over the Easterly portion thereof, said right-of-way being described in right-of-way widening petition contained in Commissioner's Record Book 36 page 536.

COMP

SECTION 2. It is the policy of the City of Fort Wayne to furnish the above described territory within e period of time of one (1) year of the effective date of annexation, governmental services of e non-capital nature in a manner which is equveient in stendara and scope to those non-capital services provided to a reas within the City which have simiier topography, patterns of lend utilization, and population density to the said described territory. It is also the policy of the City of Fort Weyne to provide services of a capital improvement nature to the annexed territory within three (3) years of the effective date of annexation in the same menner as such services are provided to arees already in the City with similar topography, patterns of land utilization and population denisty, end in a manner consistent with federal, stete, end local laws, procedures end planning criteria.

DATA

SECTION 3. Governmentel and proprietary services will be provided to the above described territory in e manner consistent with the written Fiscal Plan for the territory developed by the Department of Community Development and Planning. Said Plan was examed by the Common Council and is approved and adopted by the Common Council by the pessage of this Ordinence.

Pursuan

of Ch. 89., Acts 1967.

SECTION 4. Seid described territory shall be perto of Councilmenic District No. 2 of the City of Fort Wayne, Indiene, as described in Section 2-9 of Article II of the Code of the City of Fort Wayne, Indiana, 1974.

I hereby has been

SECTION 5. This Ordinance shall be in full force and effect after its passage, approval, by Mayor and sixty (60) days efter tinal publication thereof as required by law.

BEN EISBART
COUNCILMEMBER

Date

Read the third time in full and on motion by Eisbert seconded by V. Schmidt, and duly adopted, placed on its passage. PASSED by the following vote:

Ayes: Nine.
Burns, Eisbert, GieQuinta, Nuckols, D. Schmidt, V. Schmidt, Schomoburg, Stier, Talarico.
Nays: None.
Date 9-22-81

CHARLES W. WESTERMEN
City Clerk

Pessed and edopted by the Common Council of the City of Fort Wayne, Indiana, as Annexation Ordinence No. X-05-81, on the 22nd day of September, 1981.

ATTEST:
CHARLES W. WESTERMAN
City Clerk

JOHN NUCKOLS
Presiding Officer

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 23rd day of September, 1981, at the hour of 11:30 o'clock A.M., E.S.T.

CHARLES W. WESTERMAN
City Clerk

Approved and signed by me this 24th day of September, 1981, at the hour of 11.00 o'clock A.M., E.S.T.

WIN MOSES, JR.
Mayor

I, Charles W. Westermen, Clerk of the City of Fort Wayne, Indiena, do hereby certify that the above and foregoing is a full, true and complete copy of Annexation Ordinance No. X-05-81 passed by the Common Council on the 22nd day of September, 1981, and that said Ordinance was duly signed and approved by the Mayor on the 24th day of September, 1981 and now remains on file and on record in my office.

WITNESS my hend, and the official seal of the City of Fort Wayne, Indiana, this 24th day of September, 1981.

CHARLES W. WESTERMAN
CITY CLERK

10/2-9

General Form No. 99 P (Rev. 1967)

Char ...n City Clerk

To JOURNAL-GAZETTE Dr.

...County, Ind.

FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

LINE

or exceed two actual lines, neither of which shall total more than four solid lines hich the body of the advertisement is set) – number of equivalent lines

	0
	261
	2
of lines in notice	263

1 ..... columns wide equals ..... 263 ..... equivalent lines at ..... .276¢ $72.59

...ces containing rule or tabular work (50 per cent of above amount)

publication (50 cents for each proof in excess of two)

NT OF CLAIM. $72.59

9.6 picas Size of type ..... 6 ..... point

two Size of quad upon which type is cast ..6.....

I hereby ...nt is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same

Arville DeWald

Title CLERK

PUBLISHER'S AFFIDAVIT

State of Indiana
ALLEN County SS:

Personally appeared before me, a notary public in and for said county and state, the undersigned ARVILLA DEWALD who, being duly sworn, says that she is CLERK of the JOURNAL-GAZETTE a DAILY newspaper of general circulation printed and published in the English language in the city town of FORT WAYNE, INDIANA in state and county aforesaid, and that the printed matter attached heteto is a true copy, which was duly published in said paper for two times, the dates of publication being as follows:

10/2/9/81

Arville DeWald

Subscribed and sworn to before me this 9th day of Oct. 19 81

Anne M. Perkins
Notary Public

My commission expires November 29, 1985

Form Prescribed by State Board of Accounts

General Form No. 99 P (Rev. 1967)

Charles W. Westerman City Clerk
(Governmental Unit)

Allen County, Ind.

To JOURNAL-GAZETTE Dr.

FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) – number of equivalent lines	
Head number of lines	0
Body number of lines	261
Tail number of lines	2
Total number of lines in notice	263

COMPUTION OF CHARGES

263 lines, 1 columns wide equals 263 equivalent lines at .276¢ cents per line	$72.59
Additional charge for notices containing rule or tabular work (50 per cent of above amount)	
Charge for extra proofs of publication (50 cents for each proof in excess of two)	
TOTAL AMOUNT OF CLAIM.	$72.59

DATA FOR COMPUTING COST

Width of single column 9.6 picas

Size of type 6 point

Number of insertions two

Size of quad upon which type is cast 6

Pursuant to the provision and penalties of Ch. 89., Acts 1967.

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Arvilla DeWald

Date Oct 9, 19 81

Title CLERK

Form 904

PUBLISHER'S AFFIDAVIT

State of Indiana
ALLEN County SS:

Personally appeared before me, a notary public in and for said county and state, the undersigned ARVILLA DEWALD who, being duly sworn, says that she is CLERK of the JOURNAL-GAZETTE a DAILY newspaper of general circulation printed and published in the English language in the city/town of FORT WAYNE, INDIANA in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for two times, the dates of publication being as follows:

10/2/9/81

Arvilla DeWald

Subscribed and sworn to before me this 9th day of Oct 19 81

Anne M. Perkins
Notary Public

My commission expires November 29, 1985

Lodge, Club Notices 12
Dining—Entertainment 13
Carry Out Foods 14
Auction Calendar 15
Professional Services 16
Legal Services 17

SERVICES

Senior Citizen Services 18
General Services 20
Building Construction 21
Ornamental Iron 22
Swimming Pools 23
Concrete Work 24
Masonry—Brick—Stone 25
Cabinet Repairs 26
Flooring—Tile—Carpeting 28
Plumbing—Heating 29
Refrigeration—Air Cond 30
Electrical Contracting 31
Roofing—Spouting 32
Solar 33
Wallpaper 34
Plastering—Painting 35
Storm Windows, Doors 36
Insulation 37
Sew, Tool, Key Service 38
Landscaping 39
Gravel Dirt—Stone 42
Lawnmower Repairing 43
Sewer—Septic Tank 44
Moving—Storage 45
Hauling—Delivery 46
Appliance Repairing 49
General Repairing 50
Watch—Clock Repairing 51
Guns—Gun Repairing 52
Radio—Television Repair 53
Coin Op Repair 54
Vacuum Sweeper Repair 57
Sewing—Tailoring 58
Furniture Repairing 59
Cleaning—Laundry 60
Welding—Brazing 63
Handyman Service 64
Tree Trimming, Shrubs 65
Exterminating 66

cites 47 seconds West (South 88 degrees 02 minutes West deed) along the Northerly line of the White parcel a distance of 336 0 feet, thence South 00 degrees 46 minutes 00 seconds West along the West line of the White parcel and the Southerly extension thereof a distance of 216.0 feet to a point on the Northerly line of Lehman Homestead Addition, a subdivision in the aforementioned Section, Township, and Range and recorded in plat book 21, page 27 Office of the Recorder of Allen County, Indiana, thence South 87 degrees 57 minutes 47 seconds West along said Northerly line and the Westerly extension thereof a distance of 937.30 feet to a point on the East line of an Indiana and Michigan Electric Company right-of-way, said east right-of-way line being situated 60 feet East (by right angle measurement) of and parallel with the West line of the East half of the Northeast Quarter of Section 33 aforementioned, thence continuing South 01 degree 04 minutes 30 seconds West along said right-of-way line a distance of 94.26 feet; thence South 67 degrees 37 minutes 34 seconds West a distance of 209.59 feet, thence South 80 degrees 03 minutes 41 seconds West a distance of 70.0 feet; thence South 66 degrees 00 minutes 34 seconds West a distance of 71.66 feet; thence South 65 degrees 10 minutes 40 seconds West a distance of 43.75 feet to the Easterly most corner of the property conveyed from North Eastern Enterprises, Inc., to Hardware Wholesalers, Inc., as recorded in document #80 14086 in the Office of the Recorder of Allen County, thence North 38 degrees 54 minutes 22 seconds West along the Northeasterly side of said property a distance of 205.21 feet to the Southeast corner of Block "B" in the Village of Buckingham Section I as recorded in document #80 014047 in the Office of the Recorder of Allen County; thence North 52 degrees 37 minutes 36 seconds East a distance of 385.03 feet, thence South 88 degrees 55 minutes 30 seconds East a distance of 190.0 feet to the East line of said Indiana and Michigan Electric Co., right-of-way; thence North 01 degrees 04 minutes 30 seconds East along said East right-of-way line 495 feet to the Southwest corner of Lot #16 in the Hollows Section I as recorded in document #76 17214 in the Office of the Recorder of Allen County; thence South 89 degrees 13 minutes 00 seconds East along the South line of the Hollows a distance of 815.00 feet, thence North 63 degrees 19 minutes 20 seconds East continuing along said South line a distance of 145.00 feet to the Southwest corner of Lot #5 in the Hollows, thence leaving said South line South 26 degrees 58 minutes 46 seconds East a distance of 75.36 feet, thence South 89 degrees 22 minutes 48 seconds East a distance of 289.48 feet to the point of beginning containing 19.52 acres, more or less, and subject to a 40 foot right-of-way for Maplecrest Road over the Easterly portion thereof, said right-of-way being described in right-of-way widening petition contained in Commissioner's Record Book 36 Page 536.

SECTION 2. It is the policy of the City of Fort Wayne to furnish the above described territory within a period of one (1) year of the effective date of annexation, governmental services of a non-capital nature in a manner which is equivalent in standara and scope to those non-capital services provided to areas within the City which have similar topography, patterns of land utilization, and population density to the said described territory. It is also the policy of the City of Fort Wayne to provide services of a capital improvement nature to the annexed territory within three (3) years of the effective date of annexation in the same manner as such services are provided to areas already in the City with similar topography, patterns of land utilization and population density, and in a manner consistent with federal, state, and local laws, procedures and planning criteria.

SECTION 3. Governmental and proprietary services will be provided to the above described territory in a mannar consistent with the written Fiscal Plan for the territory developed by the Department of Community Development and Planning. Said Plan was exemined by the Common Council and is approved and adopted by the Common Council by the passage of this Ordinance.

SECTION 4. Said described territory shall be partp of Councilmenic District No. 2 of the City of Fort Wayne, Indiana, as described in Section 2-9 of Article II of the Code of the City of Fort Wayne, Indiana, 1974.

SECTION 5. This Ordinance shall be in full force and effect after its passage, approval; by the Mayor and sixty (60) days after final publication thereof as required by law

BEN EISBART
COUNCILMEMBER

Read the third time in full and on motion by Eisbart seconded by V. Schmidt, and duly adopted, placed on its passage. PASSED by the following vote

Ayes: Nine.
Burns, Eisbart, GiaQuinta, Nuckols, Orentlicher, V. Schmidt, Schomburg, Stier, Talarico.
Nays: None
Date 9-22-81

CHARLES W. WESTERMEN
City Clerk

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as Annexation Ordinance No. X-05-81, on the 22nd day of September, 1981.

ATTEST
CHARLES W. WESTERMAN
City Clerk

JOHN NUCKOLS
Presiding Officer

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 23rd day of September, 1981, at the hour of 11:30 o'clock A.M., E.S.T.

CHARLES W. WESTERMAN
City Clerk

Approved and signed by me this 24th day of September, 1981, at the hour of 11:00 o'clock A.M., E.S.T.

WIN MOSES, JR.
Mayor

I, Charles W. Westerman, Clerk of the City of Fort Wayne, Indiana, do hereby certify that the above and foregoing is a full, true and complete copy of Annexation Ordinance No. X-05-81 passed by the Common Council on the 22nd day of September, 1981, and that said Ordinance was duly signed and approved by the Mayor on the 24th day of September, 1981 and now remains on file and on record in my office.

WITNESS my hand, and the official seal of the City of Fort Wayne, Indiana, this 24th day of September, 1981

CHARLES W. WESTERMAN

Notice is hereby given that on the 22nd day of September, 1981, the Common Council of the City of Fort Wayne, Indiana, in a Regular Session did pass the following Bill No. X-81-06-12. X-05-81 Annexation Ordinance, to-wit:

BILL NO. X-81-06-12

ANNEXATION ORDINANCE
NO. C-05-81

AN ORDINANCE annexing certain territory, commonly known as the Trans Am Area, to Fort Wayne, and including the same in Councilmanic District No. 2.

WHEREAS, at least fifty-one percent (51%) of the owners of the haram described territory have petitioned for voluntary annexation of said territory; and,

WHEREAS, said territory is adjacant to the corporate limits; and,

WHEREAS, the City of Fort Wayne is desrous of annexing said territory, therefore

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA:

SECTION 1. That the following described territory be, and the same is hereby, annexed to and made a part of the corporation of the City of Fort Wayne, Indiana, to-wit:

In the East Half of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana.

Part of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana, more particularly described as follows:

Commencing at the Northeast corner of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana; thence South 00 degrees 46 minutes 00 seconds West along the East line of the Northeast Quarter of said Section 33 a distance of 1229.0 feet to the point of beginning; thence continuing South 00 degrees 46 minutes 00 seconds West along said East line a distance of 378.0 feet to the Northeast corner of a parcel of land conveyed to Gilbert L. White and Paulene A. White husband and wife from Arlington Investment Corp., by warranty deed dated April 15, 1971, and recorded as document #71 5913 in the Office of the Recorder of Allen County; thence South 87 degrees 57 minutes 47 seconds West (South 88 degrees 02 minutes West deed) along the Northerly line of the White parcel a distance of 336 0 feet, thence South 00 degrees 46 minutes 00 seconds West along the West line of the White parcel and the Southerly extension thereof a distance of 216.0 feet to a point on the Northerly line of Lehman Homestead Addition, a subdivision in the aforementioned Section, Township, and Range and recorded in plat book 21, page 27 Office of the Recorder of Allen County, Indiana, thence South 87 degrees 57 minutes 47 seconds West along said Northerly line and the Westerly extension thereof a distance of 937.30 feet to a point on the East line of an Indiana and Michigan Electric Company right-of-way, said east right-of-way line being situated 60 feet East (by right angle measurement) of and parallel with the West line of the East half of the Northeast Quarter of Section 33 aforementioned, thence continuing South 01 degree 04 minutes 30 seconds West along said right-of-way line a distance of 94.26 feet; thence South 67 degrees 37 minutes 34 seconds West a distance of 209.59 feet, thence South 80 degrees 03 minutes 41 seconds West a distance of 70.0 feet; thence South 66 degrees 00 minutes 34 seconds West a distance of 71.66 feet; thence South 65 degrees 10 minutes 40 seconds West a distance of 43.75 feet to the Easterly most corner of the property conveyed from North Eastern Enterprises, Inc., to Hardware Wholesalers, Inc., as recorded in document #80 14086 in the Office of the Recorder of Allen County, thence North 38 degrees 54 minutes 22 seconds West along the Northeasterly side of said property a distance of 205.21 feet to the Southeast corner of Block "B" in the Village of Buckingham Section I as recorded in document #80 014047 in the Office of the Recorder of Allen County; thence North 52 degrees 37 minutes 36 seconds East a distance of 385.03 feet, thence South 88 degrees 55 minutes 30 seconds East a distance of 190.0 feet to the East line of said Indiana and Michigan Electric Co., right-of-way; thence North 01 degrees 04 minutes 30 seconds East along said East right-of-way line 495 feet to the Southwest corner of Lot #16 in the Hollows Section I as recorded in document #76 17214 in the Office of the Recorder of Allen County; thence South 89 degrees 13 minutes 00 seconds East along the South line of the Hollows a distance of 815.00 feet, thence North 63 degrees 19 minutes 20 seconds East continuing along said South line a distance of 145.00 feet to the Southwest corner of Lot #5 in the Hollows, thence leaving said South line South 26 degrees 58 minutes 46 seconds East a distance of 75.36 feet, thence South 89 degrees 22 minutes 48 seconds East a distance of 289.48 feet to the point of beginning containing 19.52 acres, more or less, and subject to a 40 foot right-of-way for Maplecrest Road over the Easterly portion thereof, said right-of-way being described in right-of-way widening petition contained in Commissioner's Record Book 36 Page 536.

SECTION 2. It is the policy of the City of Fort Wayne to furnish the above described territory within a period of one (1) year of the effective date of annexation, governmental services of a non-capital nature in a manner which is equivalent in standara and scope to those non-capital services provided to areas within the City which have similar topography, patterns of land utilization, and population density to the said described territory. It is also the policy of the City of Fort Wayne to provide services of a capital improvement nature to the annexed territory within three (3) years of the effective date of annexation in the same manner as such services are provided to areas already in the City with similar topography, patterns of land utilization and population density, and in a manner consistent with federal, state, and local laws, procedures and planning criteria.

SECTION 3. Governmental and proprietary services will be provided to the above described territory in a mannar consistent with the written Fiscal Plan for the territory developed by the Department of Community Development and Planning. Said Plan was exemined by the Common Council and is approved and adopted by the Common Council by the passage of this Ordinance.

SECTION 4. Said described territory shall be partp of Councilmenic District No. 2 of the City of Fort Wayne, Indiana, as described in Section 2-9 of Article II of the Code of the City of Fort Wayne, Indiana, 1974.

SECTION 5. This Ordinance shall be in full force and effect after its passage, approval; by the Mayor and sixty (60) days after final publication thereof as required by law

BEN EISBART
COUNCILMEMBER

Read the third time in full and on motion by Eisbart seconded by V. Schmidt, and duly adopted, placed on its passage. PASSED by the following vote

Ayes: Nine.
Burns, Eisbart, GiaQuinta, Nuckols, Orentlicher, V. Schmidt, Schomburg, Stier, Talarico.
Nays: None
Date 9-22-81

CHARLES W. WESTERMEN
City Clerk

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as Annexation Ordinance No. X-05-81, on the 22nd day of September, 1981.

ATTEST
CHARLES W. WESTERMAN
City Clerk

JOHN NUCKOLS
Presiding Officer

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 23rd day of September, 1981, at the hour of 11:30 o'clock A.M., E.S.T.

CHARLES W. WESTERMAN
City Clerk

Approved and signed by me this 24th day of September, 1981, at the hour of 11:00 o'clock A.M., E.S.T.

WIN MOSES, JR.
Mayor

I, Charles W. Westerman, Clerk of the City of Fort Wayne, Indiana, do hereby certify that the above and foregoing is a full, true and complete copy of Annexation Ordinance No. X-05-81 passed by the Common Council on the 22nd day of September, 1981, and that said Ordinance was duly signed and approved by the Mayor on the 24th day of September, 1981 and now remains on file and on record in my office.

WITNESS my hand, and the official seal of the City of Fort Wayne, Indiana, this 24th day of September, 1981

CHARLES W. WESTERMAN

Form Prescribed by State

Fort Wayn

(Gove

Allen

LINE COUNT

Display

Head

Body

Tail

COMPUTION OF CH

263

Additiona

Charge fo

DATA FOR COMPUT

Width of

Number

Pursuant to the provisio

I hereby certify that the

General Form No. 99 P(Rev. 1967)

To NEWS-SENTINEL Dr.

FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

al lines, neither of which shall total more than four solid lines
e advertisement is set) – number of equivalent lines

261

2

263

ns wide equals 263 equivalent lines at x 276¢ $ 72.59

e or tabular work (50 per cent of above amount)

ents for each proof in excess of two) 3.00

$ 75.59

Size of type 6 point

Size of quad upon which type is cast 6

67.

ct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same

D Roose

Title CLERK

PUBLISHER'S AFFIDAVIT

diana
County SS:

ly appeared before me, a notary public in and for said county and state, the

D. ROOSE who, being duly sworn, says

ned CLERK of the

is NEWS-SENTINEL

DAILY newspaper of general circulation printed and published

nglish language in the city of FORT WAYNE, INDIANA

and county aforesaid, and that the printed matter attached hereto is a true copy,

as duly published in said paper for two times the dates of publication being

rs: 10/2 - 10/9/81

D Roose

ed and sworn to before me this 9th day of October 19 84

Anne M. Gerkins
Notary Public

mission expires November 29, 1985

Form Prescribed by State Board of Accounts

General Form No. 99 P(Rev. 1967)

Fort Wayne Common Council
(Governmental Unit)

To NEWS-SENTINEL Dr.

Allen County, Ind

FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

LINE COUNT

Display	Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) – number of equivalent lines	
Head	number of lines	
Body	number of lines	261
Tail	number of lines	2
	Total number of lines in notice	263

COMPUTION OF CHARGES

263 lines, 1 cents per line columns wide equals 263 equivalent lines at .276¢ $ 72.59

Additional charge for notices containing rule or tabular work (50 per cent of above amount)

Charge for extra proofs of publication (50 cents for each proof in excess of two) 3.00

TOTAL AMOUNT OF CLAIM. $ 75.59

DATA FOR COMPUTING COST

Width of single column 9.6 picas Size of type 6 point

Number of insertions 2 Size of quad upon which type is cast 6

Pursuant to the provision and penalties of Ch. 89., Acts 1967.

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

D Roose

Date Oct. 9, 19 81 Title CLERK

Form 903

PUBLISHER'S AFFIDAVIT

State of Indiana
ALLEN County SS:

Personally appeared before me, a notary public in and for said county and state, the undersigned D. ROOSE who, being duly sworn, says that she is CLERK of the NEWS-SENTINEL a DAILY newspaper of general circulation printed and published in the English language in the city town of FORT WAYNE, INDIANA in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for two times the dates of publication being as follows: 10/2 - 10/9/81

D Roose

Subscribed and sworn to before me this 9th day of October, 19 81

Anne M. Perkins
Notary Public

My commission expires November 29, 1985

the City of Fort Wayne, Indiana, to-wit:

In the East Half of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana

Part of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana, more particularly described as follows:

Commencing at the Northeast corner of the Northeast Quarter of Section 33, T 31 N, R 13 E, Allen County, Indiana; thence South 00 degrees 46 minutes 00 seconds West along the East line of the Northeast Quarter of said Section 33 a distance of 1229.0 feet to the point of beginning, thence continuing South 00 degrees 46 minutes 00 seconds West along said East line a distance of 378.0 feet to the Northeast corner of a parcel of land conveyed to Gilbert L. White and Paulene A. White husband and wife from Arlington Investment Corp., by warranty deed dated April 15, 1971, and recorded as document #71 5913 in the Office of the Recorder of Allen County; thence South 87 degrees 57 min-